

Space Above This Line for Recording Data

Prepared by: First National Title, LLC, Lawrence F. Hatten, III, Attorney (MS Bar# 101536),
6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672 (662) 892-6536

✕ Return to: First National Title, LLC, 6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672
(662) 892-6536

WARRANTY DEED

Grantor(s): Christopher J. McBrayer and Emelyn L. McBrayer
Address: c/o Prudential Relocation
16260 N. 71st St., Scottsdale, AZ 85254
Phone: 210-321-4000 / None

Grantee(s): Renee Triplett
Address: 1628 Cedar Trace Drive
Hernando, MS 38632
Phone: 901-299-9931 / NONE

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, We, the undersigned Grantors, **CHRISTOPHER J. MCBRAYER** and wife, **EMELYN L. MCBRAYER**, do hereby sell, convey and warrant unto **RENEE TRIPLETT**, an unmarried person, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

Lot 107, Phase II, THE LAKES OF CEDAR GROVE SUBDIVISION, located in Section 7, Township 3 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 76, Page 34, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

Possession is given upon the delivery of this deed; taxes for the year 2011 shall be prorated among the parties.

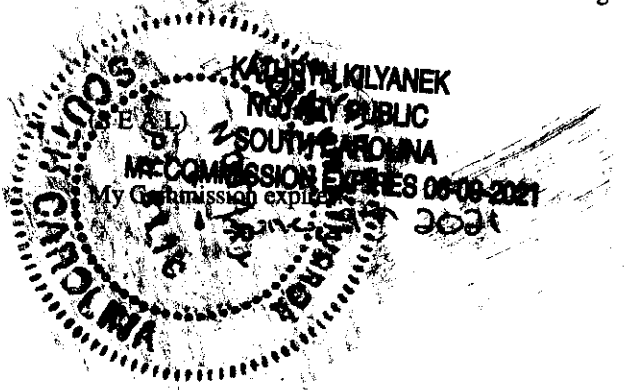
WITNESS MY SIGNATURE this 29 day of Aug., 2011.

Christopher J. McBrayer
Christopher J. McBrayer

STATE OF South Carolina

COUNTY OF York

Personally appeared before me, the undersigned authority in and for the said county and state, on this 29th day of Aug, 2011, within the jurisdiction, the within named Christopher J. McBrayer, who acknowledged that he executed the above and foregoing instrument.



Kathryn Kilyanek
Notary Public

WITNESS MY SIGNATURE this 29 day of AUG, 2011.

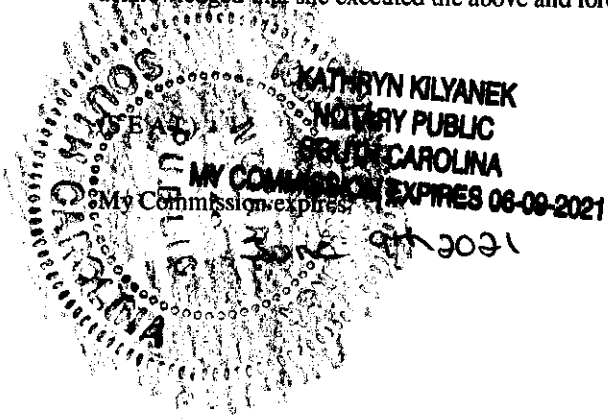
Emelyn L. McBrayer
Emelyn L. McBrayer

STATE OF South Carolina

COUNTY OF York

Personally appeared before me, the undersigned authority in and for the said county and state, on this 29th day of Aug, 2011, within the jurisdiction, the within named Emelyn L. McBrayer, who acknowledged that she executed the above and foregoing instrument.

Kathryn Kilyanek
Notary Public



FILE #: S18442